

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE		LEASE AMENDMENT No. 3
LEASE AMENDMENT		TO LEASE NO. GS-01B(1PL)-04360
ADDRESS OF PREMISES 70 BOND STREET SPRINGFIELD, MA 01104		PDN Number: N/A

THIS AMENDMENT is made and entered into between: Carew Street Development L.L.C.

whose address is: 1776 Main Street
Springfield, MA 01103-1027

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease by extending the term.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended as follows:

- Term:** to modify the term of the lease as indicated in paragraph number 2 of Supplemental Lease Agreement No. 1 by extending the term continuing through June 30, 2018.
- Renewal Option:** This Lease may be renewed at the option of the Government for a term of 3 YEARS at the following rental rate(s):

	OPTION TERM, YEARS 14-16 (3 YEARS)	
	ANNUAL RENT	ANNUAL RATE / RSF
SHELL RENTAL RATE	\$571,181.04	\$28.15
OPERATING COSTS	OPERATING COST BASIS SHALL CONTINUE FROM YEAR 3 OF EXTENSION TERM. OPTION TERM IS SUBJECT TO CONTINUING ANNUAL ADJUSTMENTS.	

provided notice is given to the Lessor at least 120 days before the end of the Lease term established above, all other terms and conditions of this Lease, as same may have been amended, shall remain in force and effect during any extension or renewal term.

- Address of Lessor:** The Lessor's address "c/o Falcon Management Corporation, One Monarch Place, Suite 2410, Springfield, MA 01144" is hereby deleted. The new address is "1776 Main Street, Springfield, MA 01103-1027".

This Lease Amendment contains 1 page.

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR:

b(6)

Signature:

Name:

Title:

Entity Name:

Date:

Peter A. Picknelly
Member
Carew Street Development
8/20/15

FOR THE GOVERNMENT:

b(6)

Signature:

Name:

Title:

GSA, Public Buildings Service

Date:

Richard T. Reynolds
Lease Contracting Officer
9/8/2015

WITNESSED FOR THE LESSOR BY:

b(6)

Signature:

Name:

Title:

Date:

Frank Fitzgerald
Property Manager
8/20/15

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 1
ADDRESS OF PREMISES Warner Building (4VT0064) 4 Lemnah Drive St. Albans, Vermont 05470-2326	TO LEASE NO. LVT04724 PDN Number: N/A

THIS AMENDMENT is made and entered into between 4 Lemnah LLC

whose address is: **Donald E. Harrington**
4 Lemnah LLC
700 Worthhelm Lane
Richmond, Vermont 05407

hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended as follows:

1. **EXTENSION - THE LEASE IS HEREBY EXTENDED BY DELETING THE CURRENT TERMINATION DATE OF "DECEMBER 31, 2014" FROM LEASE NUMBER LVT04724 DATED AUGUST 13, 2010 AND SUBSTITUTING THEREFORE A NEW TERMINATION DATE OF "DECEMBER 31, 2016".**
2. **IN ADDITION TO THE TERMINATION RIGHTS IN THE LEASE, THE LEASE SHALL TERMINATE ON MIDNIGHT OF THE DAY BEFORE THE COMMENCEMENT DATE OF THE SUCCEEDING LEASE.**

This Lease Amendment contains 1 page.

All other terms and conditions of the lease shall remain in force and effect.
 IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR:

FOR THE GOVERNMENT:

4 Lemnah LLC

By: Donald Harrington,

Signature:

Name:

Title:

Entity Name:

Date:

b(6)
Donald E. Harrington
MEMBER
4 Lemnah LLC
7/9/14

Signature:

Name:

Title:

Date:

b(6)
George E. Welch
Lease Contracting Officer
GSA, Public Buildings Service
AUG 23, 2014

WITNESSED FOR THE LESSOR BY:

Signature:

Name:

Title:

Date:

b(6)
Dawn E. Gorsky
Notary Public
7-9-14

GENERAL SERVICES, ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No. 36 TO LEASE NO. GS-01P-LVT04094 (the "Lease") Building No. VT3378
ADDRESS OF PREMISES: 462 Shelburne Road Suite 101 Burlington, VT 05401	

THIS AMENDMENT is made and entered into between:

whose address is: Pizzagalli Properties, LLC
462 Shelburne Road, Suite 101
Burlington, Vermont 05401

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to change the Lessor's notice location and extend the Lease Term.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective upon execution by the Government, as follows:

1. Notice: All notices and other communication which is required or permitted by this Lease shall be in writing and delivered by personal service, sent by facsimile, sent by registered or certified first class US mail, postage prepaid, properly addressed, or by regular overnight delivery service such as Federal Express, if intended for the Lessor to:

Pizzagalli Properties, LLC
462 Shelburne Road, Suite 101
Burlington, Vermont 05401

2. Extension Term: To extend the lease term by striking the date of "May 1, 2015" contained in paragraph 1 "Term" of the Lease No. GS-01B-04094 and substituting the date "May 1, 2017." The Lease shall be extended for (2) two years, with a firm term of (18) eighteen months.

3. Rent: Effective, May 2, 2015, the annual rent shall increase to \$2,768,328.00; (b(4))

All other terms and conditions of the lease shall remain in force and effect.
IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR:

FOR THE GOVERNMENT:

Signature: [Redacted]
Name: James Pizzagalli
Title: Owner
Entity Name: Pizzagalli Properties, LLC
Date: 9/23/15

Signature: [Redacted]
Name: George Welch
Title: Lease Contracting Officer
GSA, Public Buildings Service,
Date: OCTOBER 6, 2015

WITNESSED FOR THE LESSOR BY:

Signature: [Redacted]
Name: Michael Tomkowicz
Title: Treasurer
Date: 9/23/15



GSA Public Buildings Service

April 28, 2014

Tom Dempsey
Greengate Apartments, INC.
35 Greengate Road Office
Falmouth, MA 02540

Subject: GSA Lease Number GS-01B-LMA04297
11 Woods Hole Road
Falmouth, MA 02540

Dear Mr Dempsey:

This letter will serve as official notice that the Government is hereby exercising the Renewal Option as stated in paragraph 3 on page 1 of the lease LMA04297 (enclosed). All other terms and conditions of the lease LMA04297 shall remain in force and effect.

Sincerely,

b(6)

Richard Reynolds
Contracting Officer

[Region name]
U.S. General Services Administration
[Address free text]
[Address free text]
[Address free text]
[City, State, Area code, USA]
www.gsa.gov